

**NO TRANSFER
TAX PAID**

63-10

**WARRANTY DEED
(Maine Statutory Short Form)**

FREDA S. SMITH of Waterville, County of Kennebec and State of Maine, (for consideration paid, grants to **FREDA S. SMITH** of Waterville, County of Kennebec and State of Maine, whose mailing address is: (3 Columbia Road, Waterville, ME 04901), **SHERRY DARBY** of Rockland, County of Knox and State of Maine, whose mailing address is: (516 Old County Road, Rockland, ME 04841, and **CHARLES SCOTT SMITH** of Athens County of Athens and State of Ohio whose mailing address is: (5838 University Heights, Athens, Ohio 45701 with **WARRANTY COVENANTS, AS TENANTS IN COMMON** the land with the buildings thereon, located in Waterville, County of Lincoln and State of Maine, bounded and described as follows:

PARCEL ONE

A certain lot or parcel of land situated in Waterville, County of Kennebec, State of Maine, bounded and described as follows:

BEGINNING at a monument in the north line of Columbia Road one hundred eighty-seven and eight tenths (187.8) feet westerly of the west line of College Avenue;

THENCE westerly along the north line of Columbia Road thirteen and seven tenths (13.7) feet to a granite monument at an angle in said Columbia Road;

THENCE westerly along the north line of Columbia Road thirty-seven and two tenths (37.2) feet to a monument;

THENCE northerly one hundred twenty-one and eight tenths (121.8) feet to a monument;

THENCE easterly sixty-two and seventy-five hundredths (62.75) feet to a monument;

THENCE southerly one hundred twenty-four and six tenths (124.6) feet to the point of beginning.

FOR TITLE REFERENCE see Warranty Deed of John Walker to James P. Towle dated June 1, 1921 and recorded in the Kennebec County Registry of Deeds on Book 588, Page 496.

PARCEL TWO

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Also another certain lot or parcel of land situated in said Waterville and bounded and described as follows :

BEGINNING at a granite monument set in the north line of Columbia Road at a point two hundred thirty-eight and seven tenths (238.7) feet westerly from the west line of College Avenue, measuring along said northerly line of Columbia Road, said monument marking the southwest corner of land formerly of James P. Towle (the above described parcel), and running **THENCE** westerly sixty-six (66) feet to a granite monument;

THENCE northerly about one hundred twenty-two (122) feet to the southwest corner of land now or formerly of Anna B. Fitzgerald;

THENCE easterly sixty-six (66) feet to the northwest corner of land of said James P. Towle;

THENCE southerly one hundred twenty-one and eight tenths (121.8) feet to the point of beginning.

FOR TITLE REFERENCE see Deed conveyed to James P. Towle by the President and Trustees of Colby College dated March 14, 1925 and recorded in the Kennebec County Registry of Deeds in Book 620, Page 551.

The above two lots are conveyed upon the express condition that no building or part of a building shall ever be erected or allowed to stand upon either of said lots within fifteen (15) feet of Columbia Road.

BEING THE SAME premises conveyed in Warranty Deed from Ralph J. Towle to Walter L. Smith et al.

Freda S. Smith being the surviving joint tenant of Walter L. Smith.

WITNESS my hand and seal this 14th day of APRIL, 2004.

Witness

Freda S. Smith
Freda S. Smith

STATE OF MAINE
LINCOLN, ss.

April 14, 2004

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Personally appeared before me the above named Freda S. Smith and acknowledged the foregoing instrument to be her free act and deed.

Before me,


Notary Public/Attorney-at-Law

Printed signature of Notary/Attorney:

James W. Gallagher

Received Kennebec SS.
04/20/2004 10:18AM
Pages 3 Attest:
BEVERLY BUSTIN-MATHEWAY
REGISTER OF DEEDS